



## PLANNING COMMISSION AGENDA

August 14, 2017

**REVISED 8/9/2017**

**6:00 P.M**

**City Hall**

### **I. ANNOUNCEMENTS:**

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### **II. MINUTES:**

Approval of the **July 10, 2017** Planning Commission Meeting Minutes

Approval of the **July 17, 2017** Planning Commission Workshop Minutes

Approval of the **August 11, 2017** Pre-Planning Commission Minutes

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### **III. PUBLIC HEARING-SWEARING IN:**

*"Do you solemnly swear or affirm that the responses given and statements made in this hearing before the Planning Commission will be the whole truth and nothing but the truth." If so, answer, "I do".*

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### **IV. PUBLIC HEARING-CONSENT ITEMS:**

(All matters included under the Consent Agenda are considered routine by the Planning Commission. They will be enacted by one motion in the form listed below, without separate discussion of each item, unless any person present – Planning Commissioner, Planning Staff or citizen -- requests an item or items to be removed from the Consent Agenda. Any item removed from the Consent Agenda will be considered separately at the end of the Consent Agenda. If you would like any of the items below considered separately, please say so when the Planning Commission Chairman announces the Consent Agenda)

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### **V. CONTINUANCES:**

#### **A. PC17-362ZTA, Zoning Text Amendment, Age Restricted Community Development (ARCD)**

Request for a continuance to the September 11, 2017 Planning Commission meeting.  
(Collard)

**B. PC11-805ANX, Annexation Amendment, Crum Farm**

Request for a continuance to the September 11, 2017 Planning Commission meeting.  
(NAC #3)(Collard)

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**V. MISCELLANEOUS:**

**C. Golden Mile Multimodal Transportation Improvements**

Staff is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for the preferred design alternative for the Golden Mile Multimodal Enhancement Concept. (T. Davis)

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**VII. OLD BUSINESS:**

**D. PC17-413ZMA, Zoning Map Amendment, Frederick Corner**

The Applicant is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for the rezoning of approximately 16 acres located at the northeast and northwest corner of E. South Street and Monocacy Blvd from Heavy Industrial (M2) to General Commercial (GC), while maintaining the Airport Overlay (AO) and Highway Noise Overlay (HNO) zones as currently situated.  
(NAC #11 and #12)(Bogdan/Collard)

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**VIII. NEW BUSINESS:**

**E. PC16-695PSU, Preliminary Subdivision Plat, Gateway East Plaza**

The Applicant is requesting preliminary subdivision plat approval for the resubdivision of three existing parcels into four new lots totaling 11.41 acres fronting along E. Patrick Street and Monocacy Blvd. (NAC #12)(Bogdan)

**F. PC16-696FSI, Final Site Plan, Gateway East Plaza**

The Applicant is requesting final site plan approval for 41,600 square feet of shopping center space and a 100-room hotel located on four lots fronting along E. Patrick Street and Monocacy Blvd.

The Applicant is also requesting approval of modifications to the Section 605 of the Land Management Code (LMC), entitled *Landscaping Standards*, and Sections 607, *Parking and Loading Standards*, and 863, *Shopping Centers and Big Box Stores*, for parking lot setbacks. (NAC #12)(Bogdan)

**G. PC16-697PFCP, Preliminary Forest Conservation Plan, Gateway East Plaza**

The Applicant is requesting approval of a preliminary forest conservation plan in conjunction with the preliminary subdivision plat and final site plan for the development of a shopping center and hotel between E. Patrick Street and Monocacy Blvd. The Applicant is proposing to mitigate through a payment of fee-in-lieu of totaling \$22,346.28.

The Applicant is also requesting approval of a modification to Section 721 of the Land Management Code (LMC), entitled, *Forest Conservation*, for the removal of specimen trees. (NAC #12)(Bogdan)

**H. PC17-328FSI, Final Site Plan, Renn Clubhouse**

The Applicant is requesting final site plan approval for the construction of a 4,300 square foot clubhouse and associated amenities to serve the Renn Farm mixed-use development project located between Monocacy Boulevard and E. Church Street.

The Applicant is also requesting modifications to Section 605 of the Land Management Code (LMC), entitled *Landscaping Standards*, and Section 607, *Parking and Loading Standards*. (NAC #12)(Reppert)

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*A complete and final agenda will be available for review prior to the meeting at the Planning Department located at 140 West Patrick Street and on the Internet at [www.cityoffrederick.com](http://www.cityoffrederick.com). The meeting will be broadcast live on City Government Cable Channel 99 as well as streamed and archived on the City's website at [www.cityoffrederick.com](http://www.cityoffrederick.com). For information regarding the agenda, minutes, or public meetings of the Planning Commission please contact Jessica Murphy at (301) 600-3188. Individuals requiring special accommodations are requested to call 5 days prior to the meeting to make arrangements. The City of Frederick Government does not discriminate based on race, color, religion, sex, national origin, age, marital status, veteran status, disability, sexual orientation, gender identity, genetic information, or any other legally protected group in employment or in the provision of services.*